



Aug/Sept 2026
Volume 44, Issue 4

NORTHWEST CROSSING

NOTES FROM THE PRESIDENT'S DESK

We hope everyone is having a safe and happy summer.

With the wonderful rains in the neighborhood, everything is looking green and healthy. Please stay on top of your yard maintenance.

Our pools are busy again this year with over 11,000 visits so far. Our CellBadge I.D. system continues to be useful in tracking pool and tennis court use and ensuring ONLY Northwest Crossing residents are using our facilities. Please review our pool and tennis court rules; they are meant to keep everyone safe and ensure a pleasant visit. Please note that the courts are for tennis and pickle ball only. No other activities that may damage the playing surfaces are allowed. Parents are responsible for their children's behavior and must be present with their children at the pool. Our pool attendants are not authorized to provide childcare.

THANK YOU! to the over 98% that have taken care of this year's annual assessment. The process of putting in funds not needed for immediate use in Certificates of Deposit has helped us deal with the higher costs of operations.

Some of you have taken advantage of our "Pay-in-Advance" plan that allows you to make small monthly payments, so you don't have to deal with the one large payment that is due at year-end. Contact the ladies at the On-site Office for details.

The summer months always seem to record increases in vandalism, so please help curtail this by being vigilant and reporting any suspicious activity to our security and/or SAPD. See the phone numbers for these services and other useful numbers on page 2 of this newsletter.

Your Board, as always, will begin reviewing our finances and building the 2027 Budget with the hope of keeping the Annual Assessment the same.

School starts the week of the 10th so please be watchful for the Kiddos.

As always stay safe and cool if you can.



2026 NWC Board of Directors

President
Ken Pfeiffer

Vice President
Helen McAndrews

Secretary
America DiGangi

Treasurer
Ben Saine

Members at Large
Bret Potter
Diane Lopez
Zelda Cruz-Gonzales

Committee Directors

**Customer Service
Representative**
Karen Leppard

**Customer Service
Representative**
Mary Bartos

Neighborhood Watch
Helen McAndrews

**Swim Team Program
Coordinator**
Acacia Price

24-hour Security Patrol (210) 952-9151

On-Site Office Hours

Sun & Mon..... Office Closed
Tues..... 10 am—2 pm
Wed..... 3:30—7:30 pm
Thurs..... 10 am—2 pm
Fri..... 10 am—2 pm
Sat..... 8 am—12 pm

HELPFUL NUMBERS

ON-SITE OFFICE..... (210) 647-0689
 Clubhouse rentals, Community Events, Volunteering
WEBSITE..... www.nwchoa.org
EMAIL..... nwc@nwchoa.org
JOIN  @Northwest Crossing Association of San Antonio

ON-SITE MANAGER..... (210) 837-7774

24-HR SECURITY PATROL..... (210)-952-9151

PATRIOT OFFICE..... (210) 568-1558
 (210) 354-7403

Payments, Deed restriction violations, Architectural Control Requests

PATRIOT FAX..... (210) 568-6198

WEBSITE..... www.patriothoa.com

EMAIL..... info@patriotcm.com

SWIM TEAM.....  nwcrdolphins@gmail.com

WEBSITE..... www.nwcrdolphins.com

NISD POLICE..... (210) 397-5600

CITY SERVICES..... 3-1-1

Solid waste, animal care services, code violations, graffiti

EMERGENCIES..... 9-1-1

Non-EMERGENCY SAPD..... (210) 227-7201

PRUE SUBSTATION.....(210) 694-7600

SAPD SAFFE, OFFICERS GARZA, KING, and

McCAMPBELL(210) 207-7169

FIRE DEPARTMENT

FIRE/EMS..... (210) 207-7744

SPECIAL PROGRAMS,

DANNY FENCL(210) 207-8422

CITY COUNCIL, DISTRICT 6..... (210) 207-3749

BEXAR COUNTY COMMISSIONER, PRECINCT 2

JUSTIN RODRIGUEZ(210) 335-2612

Precinct2Commissioner@Bexar.org

Please note numbers for non-emergency SAPD and 24-hour security patrol above. If you believe a serious crime is being committed do not hesitate to call 911. We need your participation in eliminating opportunities for crime.

ASSOCIATION MEETINGS

Board of Directors

3rd Wednesday Monthly at 6:30 pm

Weybridge Clubhouse

10280 Dover Ridge

Homeowners are invited to attend. To schedule time to address the Board, contact Dusty (210) 837-7774.

Annual NWC Homeowners Meeting

Thursday, January 28, 2027 - 7pm

Weybridge Clubhouse

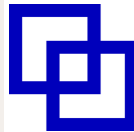
NWC HOA ACTIVITIES AT-A-GLANCE



Monthly NWC HOA Board Meeting. Every third Wednesday at 6:30pm, Weybridge Clubhouse. Come voice your opinion.



C.O.P (Citizens On Patrol) Class. Next class on Sept 17th, 6pm-9pm (see schedule on pg. 11). For any questions, contact Officer Theresa LaFroschia at (210) 207-7169.



Square Dancing Lessons. To register, call John at 210-521-4044 or email: john_r_carlton@hotmail.com.



Zumba Fitness. Join this fun and energetic workout with Instructor Wendy. Email: Wendyplayhouse75@gmail.com



NWC HOA Pool Closures. Pools will be closing for the season on September 13th (see remaining pool schedule on pg. 7).



Water Aerobics. Instructor Mary will still be continuing her classes through August 26th (see details on pg. 8).



NWC Fall Community Garage Sale. October 2nd - 4th. Must obtain your own permit. Contact the NWC On-site Office to add your garage sale to the master advertising list at (210) 647-0689.

IMPORTANT INFORMATION

The On-site Office will be changing back to regular hours beginning August 12th.

Tuesday 10 am to 2 pm

Wednesday 3:30 pm to 7:30 pm

Thursday 10 am to 2 pm

Friday 10 am to 2 pm

Saturday 8 am to 12 pm

Sunday & Monday - Office is Closed



GO TO THIS SITE FOR A
CALENDER OF EVENTS

<https://www.sa.gov/files/assets/main/v/44/dhs/documents/senior/calendar-lopez.pdf>



TRANSPORTATION PICK-UP SERVICE

NOTE: There is currently a waitlist for the pick-up service, however, you can always drive yourself and enjoy all the amenities. Make sure to visit their website (listed below) and the calendar showing all the events. There are MANY daily activities!

FREE

PROGRAMS & ACTIVITIES

Programs/Activities at the Center:

- Daily Nutritious Meals
- Arts & Crafts
- Library
- Basic Health Screenings
- Social Services
- Exercise Classes
- Recreation & Dance Classes
- Computer Classes

Senior Services

Every day in San Antonio, seniors, 60 years of age and older are participating in an exciting array of programs and services specifically designed for older adults.

Whether you are interested in joining us for a midday meal, some fun group exercise, a computer class or even meeting a friend or two, we welcome you!

For More Information Contact Debra Colorado (210) 558-0178

<https://www.sa.gov/Directory/Departments/DHS/Senior-Services/Senior-Centers/Locations/Alicia-Trevino-Lopez>



IN OUR NEIGHBORHOOD

NWC DOLPHINS

Make a Splash!

What an incredible season for the
NWC Dolphins Swim Team!

This summer, **150 swimmers** represented our neighborhood with outstanding sportsmanship, teamwork, and determination.



After an **UNDEFEATED** regular season, the Dolphins capped off an unforgettable year by earning **1ST PLACE** at the Championship Meet!



That's right – **UNDEFEATED** all season and **CHAMPIONS** at the end!



Congratulations to our amazing swimmers, dedicated coaches, supportive families, and wonderful volunteers who made this season such a success. *Thank you* for representing Northwest Crossing with pride—we can't wait to do it all again next summer!

Go NWC Dolphins!

★ TEAMWORK ★ DEDICATION ★ PRIDE



STAY INFORMED ON CPS ENERGY CONSERVATION LEVELS!



GREEN DAY

Everyday Conservation

- ▶ Set thermostat to 78° in summer, 68° in winter
- ▶ Use fans to feel 4-6 degrees cooler
- ▶ Run ceiling fans counterclockwise in summer & clockwise in winter
- ▶ Close shades & blinds; turn off unnecessary lights
- ▶ Unplug electronics when not in use
- ▶ Try cooking on a grill & line-drying clothes when possible



YELLOW DAY

Peak Energy Demand

- ▶ Continue everyday conservation measures
- ▶ Check our website & social media for times between 2-10PM when increased conservation is needed
- ▶ Adjust thermostats further to minimize A/C & heater use, if health permits
- ▶ Avoid using large appliances like your oven, washer, dryer, & dishwasher
- ▶ Charge Electric Vehicles (EV) at night, after 10PM



ORANGE ALERT

Energy Grid Reliability Risk

- ▶ Limit power usage
- ▶ Prepare for possible loss of power
- ▶ Prepare to implement your household plan for power emergencies
- ▶ Be ready to initiate plan for alternative operation of medical devices, if needed
- ▶ Turn off pool pumps
- ▶ Avoid charging EV, or charge overnight



RED ALERT

Controlled Outages in Progress

- ▶ Implement emergency preparedness measures
- ▶ Turn off all appliances & lights during power outages
- ▶ Turn A/C & heater off until after power is restored
- ▶ Monitor news sources for updates
- ▶ Implement plan for alternative operation of medical devices
- ▶ Keep refrigerator closed to extend the life of perishable food

Leash Your Pets!



San Antonio Animal Care Services (ACS)

Phone:

210-207-4738 OR
311

Website:

[https://
www.sa.gov/
Directory/
Departments/ACS](https://www.sa.gov/Directory/Departments/ACS)

The number of loose dogs and dog attack incidents have increased. Northwest Crossing and the City of San Antonio both prohibit unleashed pets when off of your property. Several instances of people allowing their pets to run loose at the various parks and at the Sportsplex have been reported.

Additionally, pets that exhibit aggressive behavior could cause you to need additional liability insurance. Go to the Animal Care Services (ACS) website for assistance with animal-related issues within city limits.

Find more information about [reporting an incident](#) by clicking on this link (hold Ctrl button down while clicking).



•**If you see an unleashed dog** call our Security 210-952-9151 and ACS

•**If you see a dog acting aggressively** call our Security, ACS, and SAPD 210-207-7273

•**If you see a dog attack** call 911, our Security, and ACS

GET MOVING NWC!

DANCE. SWEAT. SMILE.



ZUMBA CLASS

★ **NEW SESSION STARTS FEBRUARY 3RD!** ★

📍 **Northwest Crossing HOA**
10280 Dover Ridge

📅 **Tuesdays & Thursdays**
🕒 **7:30 PM**

💵 **\$35 Monthly Session**
💵 **\$8 Drop-in Class**

✉ **wendyplayhouse75@gmail.com**
📷 **IG: @matisse.lunar**

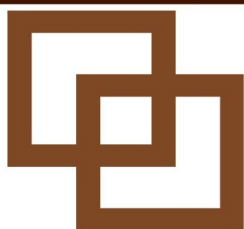
ZIN Wendy

SENIOR EXERCISE PROGRAMS

Here are some great websites for information on the senior exercise programs around San Antonio.

- <https://caringseniorservice.com/san-antonio/news/health-and-wellness-for-seniors/>
- <https://ymcasatx.org/harveyenajim/healthfitness>
- <https://texascaregivers.us/10-activities-for-senior-citizens-in-san-antonio/>
- <https://www.sa.gov/Directory/Departments/DHS/Senior-Services/Senior-Centers>

**FIND YOUR
FIT!**



COME LEARN TO SQUARE DANCE!

WEDNESDAY
7:30pm - 9:30pm



**DOVER RIDGE
CLUBHOUSE**



CALL JOHN
210-521-4044





POOL SCHEDULE

Northwest Crossing August 2026 Pool Schedule

Sun	Mon	Tues	Wed	Thur	Fri	Sat
						1 BOTH 1-9
2 BOTH 1-9	3 WBP 1-9	4 DRP 1-9	5 WBP 1-9	6 DRP 1-9	7 BOTH 1-9	8 BOTH 1-9
9 BOTH 1-7	10 WBP 4-8	11 DRP 4-8	12 WBP 4-8	13 DRP 4-8	14 WBP 4-8	15 BOTH 1-9
16 BOTH 1-7	17 WBP 4-8	18 DRP 4-8	19 WBP 4-8	20 DRP 4-8	21 WBP 4-8	22 BOTH 1-9
23 BOTH 1-7	24 WBP 4-8	25 DRP 4-8	26 WBP 4-8	27 DRP 4-8	28 WBP 4-8	29 DRP 1-9
30 WBP 1-7	31 CLOSED					

Northwest Crossing September 2026 Pool Schedule

Sun	Mon	Tues	Wed	Thur	Fri	Sat
		1 CLOSED	2 CLOSED	3 CLOSED	4 CLOSED	5 DRP 1-9
6 WBP 1-9	7 BOTH 1-7	8 CLOSED	9 CLOSED	10 CLOSED	11 CLOSED	12 DRP 1-7
13 WBP 1-7	15	16	17	18	19	20



NWC COMMUNITY GARAGE SALE October 2nd - 4th

Make sure to sign up at the
Weybridge Clubhouse to get your
address on our map.



Water Aerobics

Cardio...Strength...Flexibility



Dover Ridge Pool

Summer 2026

7208 Valley Trails 78250

June 1– August 26

Monday & Wednesday 6:45 pm

Accepting cash, check, Zelle, Apple pay

Residents Summer \$143.00 Drop ins \$7/class

Non-Residents Summer \$166.00 Drop ins \$8/class



26 classes

Registration 1st day of class.

All sales are final, no refunds, no makeup days due to weather or instructor absences.

Instructor:

Mary Coronado is a nationally certified group fitness instructor with over 35 years teaching experience.

Need more info?

Call/Text (210)364-3377 email: gfit57@outlook.com

NWC HOA POOL RULES

The following rules and regulations are for the protection and benefit of all to assure safe and sanitary operation of the pool facilities. Your cooperation in abiding by these conditions will afford pleasant relaxation and recreation for all members/guests. Parents are requested to caution their children to observe all rules and regulations.

Failure to comply with these rules shall be considered cause for any action deemed necessary by Management or Board of Directors, including the temporary suspension of violators from the use of the pool area.

The pool manager will be in charge of qualified pool attendants, both of whom will be under the direct supervision of the Association. All members and guests using the pool will be required to register with the pool attendant.

Your assistance is not only needed but also required to make the pools safe and enjoyable facilities.

1. **All members** ages six (6) and older must be registered in the CellBadge ID system to be admitted into the pool. One family member may not sign in others in the same household as guests.
2. No one shall use the pool unless it is officially open and pool attendants are on duty.
3. The on-duty pool attendants will be in charge of the pool operation and are responsible for the enforcement of the Rules and Regulations. **All persons must obey the instructions of the pool attendants.**
4. The Association, pool attendants, and Board of Directors will not be responsible for loss or damage to any personal property of any kind.
5. All persons using the facility do so at their own risk in conformance with the rules and regulations. **Any person may be suspended from the recreational facilities at the sole discretion of the pool attendant in charge, for violations of the rules and regulations or for any other reason, which in their judgment, constitutes a hazard to others.**
6. After a person has been removed from the pool area twice, he/she or a parent (if a minor) will be notified in writing. After the third removal, the person will be suspended from using the pool area, and CellBadge ID will be invalidated. Re-instatement will occur upon approval of the Board of Directors only.
7. No pets are allowed in the pool area.
8. Admission will be refused to all persons having any infectious diseases, colds, nasal or ear discharges, or any communicable diseases of any kind.
9. Glassware is forbidden in the pool area.
10. No alcohol is allowed in the pool area.
11. Food will be allowed in the pool area; however, no cooking will be allowed inside the fenced area. No food, drinks, bottles, or gum chewing is permitted at the pool's edge or in the pool.
12. All trash such as food wrappers, soda cans, etc. must be placed in containers provided for such use.
13. Smoking is allowed in designated areas only.
14. Skates, skateboards, bicycles, and similar devices will not be allowed inside the pool area.
15. Children 17 years and under must be accompanied by a caretaker at least 18 years old.

16. **GUEST POLICY:** Each ADULT (18+) member is allowed to sign in up to 4 guests at either pool. A resident of NWC HOA cannot be signed in as a guest. Resident must accompany guests for duration of their stay.
17. **SWIMMING ATTIRE POLICY:** Proper swimming attire must be worn by anyone entering the water. No cut-offs, diapers (special swim diapers are allowed), street shirts or shorts, etc. will be allowed in the pool. A plain white t-shirt may be worn for additional sun protection. Indecent exposure will not be allowed in the pool area.
18. Children must be proficient swimmers to be allowed in the deep area of the pool. Their proficiency will be determined by the pool attendants' standards.
19. Floating devices attached to the swimmer for safety is allowed in the shallow end only.
20. No inner tubes, balls, frisbees, snorkels, glass lens face masks, or glass lens goggles may be used in the pool. Nerf balls and similar playing equipment are allowed at the discretion of the pool attendants, as long as their use does not interfere with other people.
21. Running, horseplay, wrestling, scuffling, ball playing, spitting or spouting water, dunking or causing undue disturbance in or about the pool is not allowed.
22. **Abusive or profane language will NOT be tolerated.**
23. No loitering on ladders.
24. **No diving.**
25. Pool games are allowed at the discretion of the pool attendants.
26. Kiddy pool is intended for use by young children and those who cannot swim or are not strong swimmers ONLY.
27. Injuries should be reported to the pool attendants immediately.
28. The pool attendants may declare a fifteen (15) minute rest period once every hour on the fourth quarter hour. Only persons eighteen (18) and older will be allowed to swim at that time.
29. No pool equipment, furniture, etc. may be removed from the pool area.
30. Radios and sound equipment must be kept at a reasonable volume and will be monitored at the pool attendants' discretion. No loud radios or sound systems will be allowed.
31. No loitering in the restrooms or parking lots.
32. Pool area parking lot must be vacated upon pool closing.
33. No photography or video recording is allowed without approval of the HOA.**

NOTE: The pool attendants have the authority to use their judgment in making decisions regarding the enforcement of the Rules and Regulations. Any disagreement of the rules and regulations or the method of enforcement should be directed to the Board of Directors at nwc@nwchoa.org.

** Pool attendant may allow photography and or video recording with approval of those being photographed or recorded. Private parties, social events, and sporting events may allow photography/video recording with permission of the individuals hosting the event (i.e., swim team, water aerobics, parties, etc.).

These rules and regulations may be amended or added to at any time by the approval of the Board of Directors.

**LETS ALL HAVE
A SAFE SUMMER!**





2026 C.O.P CLASS SCHEDULE PRUE ROAD SERVICE AREA



JANUARY 15	THURSDAY
MARCH 19	THURSDAY
MAY 21	THURSDAY
JULY 16	THURSDAY
SEPTEMBER 17	THURSDAY
NOVEMBER 19	THURSDAY

Classes are held at the Prue Substation at 5020 Prue Road
from 6:00pm - 9:00pm

For questions contact:

Officer Theresa LaFroscia (210) 315-0589

Thersa.LaFroscia@sanantonio.gov

Officer Steven Orosco (210) 213-7493

Steven.Orosco@sanantonio.gov



SPOTLIGHT SEARCH

We are looking for inspiring spotlights for future issues of the Northwest Crossing newsletter.

- ◇ Do you or your neighbor have an interesting job?
- ◇ Do you serve in our community or know someone who serves in our community?
- ◇ Do you know a neighbor who has overcome seemingly insurmountable obstacles?
- ◇ Do you know someone in our community you think others would like to know more about?

Send us a story!
nwc@nwchoa.org



210-568-1558 / www.patriothoa.com / info@patriotcm.com
PO Box 591610, San Antonio, TX 78259

STILL AVAILABLE!

**Private meetings with Patriot
HOA Management at the
On-site Office.**

Scheduled Hours Are:

**Every 1st and 3rd Tuesday
from 10am-2pm.**

**Every 2nd Wednesday
from 3:30pm-7:30pm.**

**Can also be done by
appointment.**

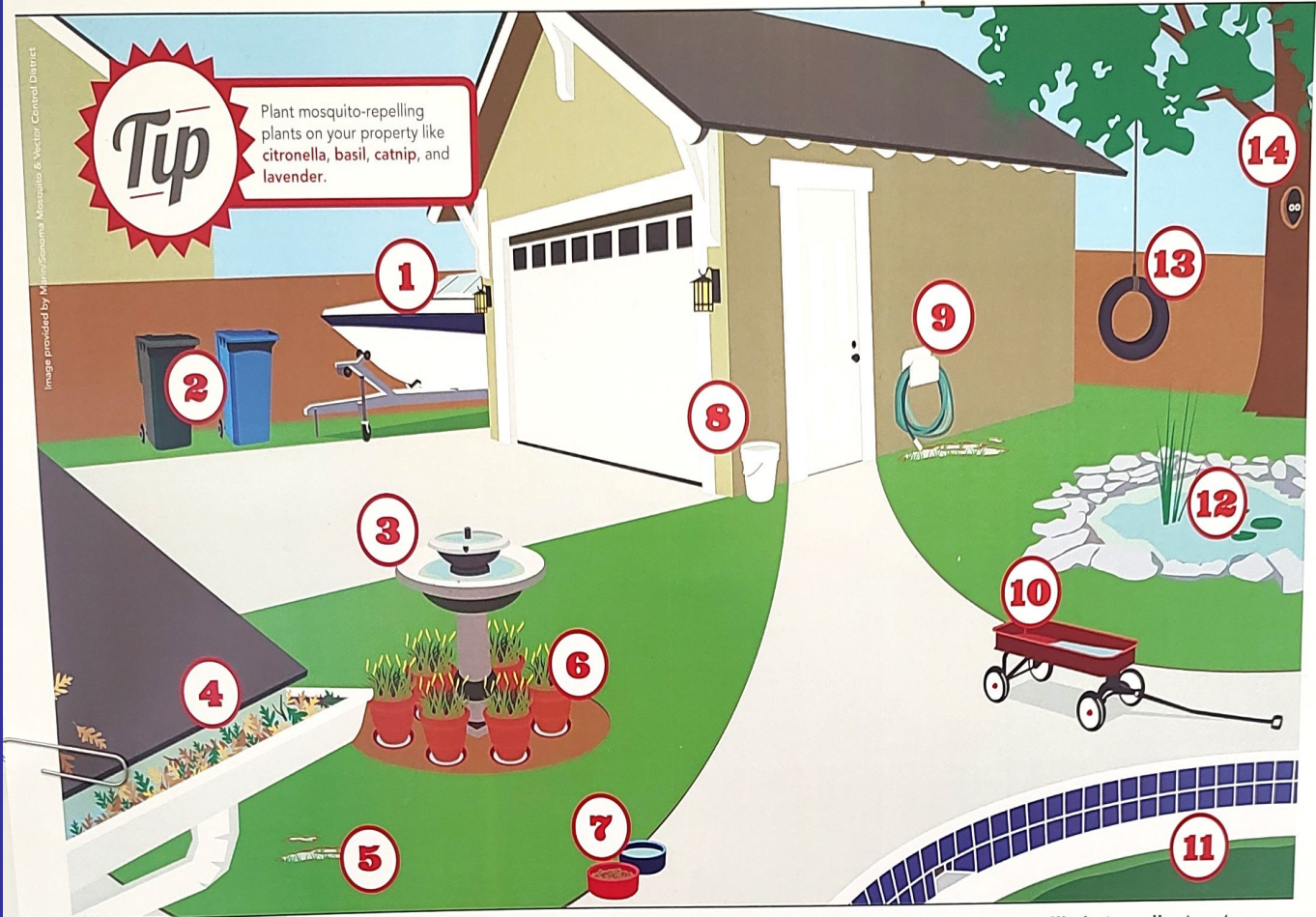
**Get your questions answered
regarding compliance issues.**

HOW TO PREVENT MOSQUITOES!



Tip

Plant mosquito-repelling plants on your property like citronella, basil, catnip, and lavender.



Adult mosquitoes lay eggs in stagnant or slow moving water, and on moist soil or leaf litter in areas likely to collect water. By eliminating these water sources, you can keep new generations of mosquitoes from taking up residence in your yard.

Eliminate Standing Water Sources

- | | |
|-----------------------------------|---------------------------------|
| 1 Uncovered Boats | 8 Buckets and Barrels |
| 2 Open Trash Bins | 9 Leaky Hoses |
| 3 Fountains and Bird Baths | 10 Wagons and Other Toys |
| 4 Clogged Rain Gutters | 11 Neglected Pools |
| 5 Low Areas | 12 Ponds |
| 6 Potted Plant Saucers | 13 Tires |
| 7 Water Bowls for Pets | 14 Rot Holes in Trees |



**CONGRATULATIONS
TO OUR SCHOLARSHIP
WINNERS!**

♦ **ETHAN GARCIA**

&

♦ **LAURYN ELLIOTT**

**WAY TO GO!
GREAT JOB!**



SAVE THE DATE
October 24th



TRUNK OR TREAT



**Weybridge
Clubhouse**

6pm-8pm



SCHOOL STARTS AUGUST 10TH



DRIVE SAFELY IN SCHOOL ZONES

- In a school zone when flashers are blinking, stop and yield to pedestrians crossing the crosswalk or intersection
- Never pass a school bus stopped for pedestrians
- Take extra pre-caution to look for children in school zones and near playgrounds
- Always stop for a school patrol officer or crossing guard holding up a stop sign



Source: National Safety Council

NWC Real Estate Market

Northwest Crossing

Don't Allow COSA to Raise Property Tax Rates

Scan the QR Code for the details!

San Antonio home Appreciation:

1995 - 2019: ~ 4%
 2020 - 2022: ~ 12 %
 2023 - 2025: ~ -0.72%
 1995 - 2025: ~4.45%



Despite this, San Antonio leaders are considering the first property tax rate increase in 33 years. Homeowners deserve to have their voices heard before any tax increase is approved.

Call your district City Council representative and urge them to vote no.



Randy Elgin, REALTOR
 Keller Williams Legacy
 randy@sarealtywatch.com

SA Realty Watch Group
 210-232-2310
 SAREaltyWatch.com
KW LEGACY
 KELLERWILLIAMS REALTY



EACH OFFICE IS INDEPENDENTLY OWNED AND OPERATED.

2026 YEAR-TO-DATE REAL ESTATE REVIEW

2026 AREA DATA	# SOLD	AVG. DOM	AVG. \$ PRICE
AREA MARKET	389	102	\$268,953
1-STORY	220	95	\$244,842
2-STORY	169	110	\$300,339
2026 NWC DATA	# SOLD	AVG. DOM	AVG. \$ PRICE
NW CROSSING	50	99	\$238,624
1-STORY	32	92	\$223,709
2-STORY	18	110	\$265,139



Welcome to NWC!

NWC Association has an On-site Office at 10280 Dover Ridge across from NWCrossing Elementary. Staffers Karen and Mary would like to welcome you to the neighborhood.

They have a welcome packet full of helpful information and can guide you through the process of account set up and the CellBadge ID registration process.

**NORTHWEST CROSSING
ASSOCIATION**
of SAN ANTONIO, Inc.

On-site Office:
10280 Dover Ridge
San Antonio TX 78250

Mailing Address:
PO Box 591610
San Antonio TX 78259

Phone: 210-647-0689
E-mail: nwc@nwchoa.org

Website: nwchoa.org



STAY IN THE KNOW!

**Would you like to receive notifications of what's
going on in your neighborhood?**

We recommend three ways to stay in the know.



Go to **Nextdoor.com** and sign up for an account; your address is required. You can personalize settings and notifications to receive email updates or alerts to your phone. NWC HOA security and SAPD highly recommend you join. *Please note: This is not a good way to contact NWC On-site Office or NWC Security.*



We are on Facebook @NWCSATX. Follow our page for important announcements from the community.



Send us an email!
nwc@nwchoa.org

Promote your business and advertise with us!

Northwest Crossing HOA

Bi-Monthly Newsletter Advertising Options

REACH NEARLY 4,000 RESIDENCES IN NW SAN ANTONIO!

Northwest Crossing HOA is made up of nearly 4,000 homes including single-family residences and duplex condos. Every other month the On-site Office staff produces an electronic newsletter to keep residents and homeowners informed about community events, volunteer opportunities, safety and security concerns, homeownership tips, and other information. Local businesses are invited to advertise their services and products in the electronic newsletter. Below is the issue schedule and pricing.

Issues are published on the 1st day of the first of the two months listed:

February/March

April/May

June/July

August/September

October/November

December/January

Contact NWC HOA On-site Office at (210) 647-0689 or nwc@nwchoa.org.

HALF PAGE

4" X 8"

\$200

QUARTER PAGE

5.25" X 3.75"

\$100

BUSINESS CARD

2.5" X 3.5"

\$50